

**AGENDA**  
**BOARD OF SELECTMEN**  
**September 25, 2007**  
**7:00 p.m.**  
**Town Building**

**Public Input**

**Chairman's Comments**

**Town Administrator's Report**

**Meeting Minutes**

**Visitors**

- 7:10 p.m. Special State Election Warrant approval
- 7:15 p.m. Council on Aging appointment
- 7:25 p.m. Assabet River Rail Trail appointments
- 7:35 p.m. Status of Affordable Housing Partnership – Mike Kopczynski

**Action/Discussion**

- Part-time Dispatcher appointment
- Discussion on Snow property priorities
- Extension of Assabet River Rail Trail inter-municipal agreement
- Special Town Meeting plan update

**MSBA Update**

**Selectmen's Master Planning**

**Liaison Reports, if any**

**Adjournment**

Posted 9/21/07

**Correspondence (available on request)**

**Town:**

Letter of resignation from Affordable Housing Partnership, rec'd 9/10  
Letter of interest in Affordable Housing Trust, rec'd 9/11  
MART Advisory Board agenda for 9/18/07, rec'd 9/11  
Memo from Planning Board chair to Selectmen's chair on Dec 3 Town Mtg, rec'd 9/13  
Letter of response from Sen. Pam Resor on Municipal Partnership Act, rec'd 9/14  
Letter of response from Walpole Board of Selectmen on MGL 40B, rec'd 9/14  
CC of letter of resignation from Finance Comm, rec'd 9/17  
Building Permits reports for August, rec'd 9/18  
Three letters of interest in Assabet River Rail Trail Comm, rec'd 9/20  
Nine resident letters re Snow land use for recreation, rec'd 9/21  
CC of Community Preservation letter to Dept of Ag on Tyler APR, rec'd 9/21

**General:**

495/Metro West Corridor on Green Structure initiative, rec'd 9/17  
MMA Fall Schedule, rec'd 9/17  
Metro Planning Org transportation newsletter

Posted 9/21/07



Town of Stow  
**BOARD OF SELECTMEN**

Stow Town Building  
380 Great Road  
Stow, Massachusetts 01775  
(978) 897-4515 selectmen@stow-ma.gov Fax (978) 897-4631

**NOTICE OF VACANCY**

**COUNCIL ON AGING**

**One member**

**Duties:** To coordinate and carry out programs designed to meet the needs of the senior population in coordination with programs of the Massachusetts Department of Elder Affairs as established under the Massachusetts General Laws.

**Qualifications:** Registered voter of Stow. A sincere interest in the welfare, health and well being of senior citizens. A willingness to accept and carry out assignments in that regard. A commitment of time and attendance at monthly meetings held the second Thursday at 9:00 A.M.

**Term:** Appointment by Board of Selectmen to fill an indefinite term.

**Application:** The Board of Selectmen will accept letters of application until 5:00 pm on Monday, September 10, 2007.

Posted August 9, 2007

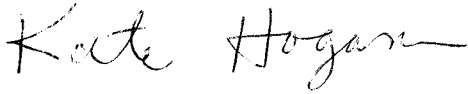
Monday, August 27, 2007

To: Steve Dungan, Chair, Stow Selectmen  
From: Kate Hogan

Dear Steve and Stow Selectmen,

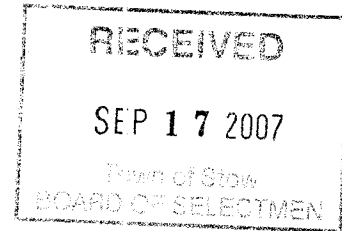
I am writing this letter to apply to serve on the Stow Council on Aging Board. I have been working with the COA as an associate member since the spring of this year and am presently serving as the Stow COA Representative to the Stow Community Preservation Committee (CPC.) I would look forward to working with Jim Sauta, the COA Board and our new Director, Alyson Toole, on upcoming projects for our Stow Seniors.

Warm regards,

A handwritten signature in cursive script that reads "Kate Hogan". The signature is written in dark ink and is positioned above the printed contact information.

Kate Hogan,  
36 Hastings Street  
978/897-0821

September 17,2007



Mr. William Wrigley, Stow Town Administrator  
Town Building  
380 Great Rd.  
Stow, Ma 01775

Re: Appointment on Council on Aging Board

The Council on Aging Board recommends the appointment of Kate Hogan to serve on the Council on Aging Board.

Eleanor Beaudette, Secretary, Council on Aging

cc. Board of Selectmen  
Town Clerk



Town of Stow  
**BOARD OF SELECTMEN**

Stow Town Building  
380 Great Road  
Stow, Massachusetts 01775  
(978) 897-4515 selectmen@stow-ma.gov Fax (978) 897-4631

**NOTICE OF VACANCY**

**STOW ASSABET RIVER RAIL TRAIL (ARRT) COMMITTEE**  
**Two members**

*This is a new committee.*

**Duties:** The overall objective of this committee is to oversee and facilitate the completion of the Rail Trail through Stow. Responsibilities include but are not limited to the following:

- Determine the best route.
- Apply for grants.
- Coordinate with project managers in Hudson, Maynard, Marlborough, and Acton.
- Inform the public.
- Garner the support of abutters.

Members will work with Don Rising, Stow's representative to the ARRT Inter-municipal Steering Committee, which coordinates the Rail Trail activities of the five communities involved.

**Qualifications:** Any interested registered voter of Stow may apply. Preferred skills and background include: civil engineering, experience with land use and easements, knowledge of state and federal grants and the application process.

**Term:** Appointment by the Board of Selectmen to an indefinite term.

**Application:** The Board of Selectmen will be accepting applications until 5:00 pm on Thursday, September 20, 2007.

Posted September 7, 2007

RALPH N. FULLER

RECEIVED

SEP 17 2007

Town of Stow  
BOARD OF SELECTMEN

Stephen Dungan  
Chairman  
Stow Board of Selectmen  
380 Great Rd.  
Stow, MA 01775-2127

September 14, 2007

Dear Mr. Dungan:

I am writing to volunteer to serve on Stow's newly formed Assabet River Rail Trail Committee.

While far from being a hard-core bike rider, I am a recreational bicycle rider, most of whose outings these days are on the Rail Trail through Hudson into Marlborough. Obviously, I think it would be a great boon to the town and bike riders in general to have it extended through Stow. At the moment I have no idea if it is actually likely to follow the Assabet River closely, but for what it's worth I've been a member of OAR since moving to Stow because I believe this unique area is worth reclaiming, preserving and presenting to the public in a responsible way. Also, personally, helping to accomplish this sounds as if it would be interesting.

Several life-times ago, when I was a resident of Harvard in the 1980's and early '90's, I was actively involved in town affairs, including serving two terms on the Library Committee (three years as chair) and as a member of the Shaker Bicentennial Committee. I've been a resident of Stow for just under four years but my participation in town activities has been limited to joining the Ancient Documents Committee last year.

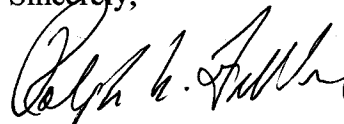
My professional background is as a writer, editor and marketing officer – I served as Public Affairs Director at Lahey Clinic for more than 20 years. Since retiring in 2001, I have been free-lancing as a writer and marketing consultant (if you look on the back of the Emerson Hospital magazine you will see my name listed as one of the writers).

I look forward to an opportunity to serve on this group.

If you need more information, I will be happy to talk or meet with you.

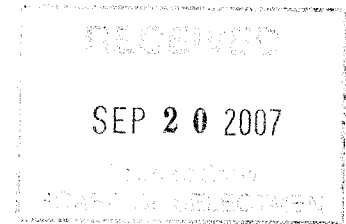
Thank you.

Sincerely,



Ralph N. Fuller

Scott L. Arsenault  
267 Red Acre Road  
Stow, Massachusetts 01775  
(978)897-0752



September 19, 2007

Board of Selectmen  
Stow Town Building  
380 Great Road  
Stow, Massachusetts 01775

Ladies and Gentlemen:

My name is Scott Arsenault, and I am writing this letter to request your consideration for appointment to the Assabet River Rail Trail (Stow) Committee.


I have been a resident of Red Acre Road with my wife Nancy and four young children for five years. Nancy and I are bicycling enthusiasts and have been introducing it to our children every chance we get. We believe that the development of the Assabet River Rail Trail through Stow will prove to be a great recreational asset to our town.

As stated above, I am a bicycling enthusiast. I have had the opportunity to ride many different trails in the United States and Canada. I would enjoy using those experiences to assist the committee in planning the development of our own trail.

Additionally, I have limited background in aerial photo interpretation and survey that may be useful in assisting with the planning of the route through Stow.

Thank you for your consideration.

Sincerely,



Scott L. Arsenault



## Susan McLaughlin

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**From:** Don Rising [don.mdrising@comcast.net]  
**Sent:** Sunday, August 26, 2007 7:23 PM  
**To:** Susan McLaughlin  
**Subject:** Rail Trail Intermunicipal Agreement



IMA -  
Extension.pdf

Hi Susan,

Will you please put the attached document on the Selectmen's agenda? The Rail Trail Intermunicipal Agreement was signed in 2000 by the five municipalities, with a seven year term. As you know, there has been significant progress on the trail, but much remains to be done. This document simply extends the term of that agreement so we can continue working together.

Acton and Hudson selectmen have already signed the document. When the Stow Selectmen have signed, please send the signature page to Roland Bartl, Planning Director, Town of Acton, 472 Main Street, Acton MA 01720.

I can attend the Wednesday meeting if you can get it on that agenda and if there is any need for me to be there.

Don

# **INTER-MUNICIPAL AGREEMENT**

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## **EXTENSION**

**For advancement of**

**The Assabet River Rail Trail (ARRT)**

**By and Between the:**

**TOWN OF HUDSON, CITY OF MARLBOROUGH  
TOWN OF STOW,  
TOWN OF MAYNARD, and TOWN OF ACTON**

**August - September 2007**

WHEREAS, the Town of Hudson, the City of Marlborough, the Town of Stow, the Town of Maynard, and the Town of Acton (the "MEMBERS") have in the year 2000 executed the Inter-Municipal Agreement for advancement of the Assabet River Rail Trail (ARRT); and

WHEREAS, the term of the Inter-Municipal Agreement is seven years; and

WHEREAS, the Inter-Municipal Agreement may be extended in time; and

WHEREAS, the ARRT requires additional time for its completion; and

WHEREAS, continuing MEMBER cooperation for the advancement and completion of the ARRT is prudent and beneficial to the MEMBERS;

NOW, THEREFORE, the MEMBERS hereby agree to extend the Inter-Municipal Agreement so that its term shall now expire on December 31, 2012, unless further extended or sooner terminated by its MEMBERS.

## TOWN OF STOW

**By its Board of Selectmen:**

**Date:**

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**Susan McLaughlin**

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**From:** Barbara Rietscha [barb@airtaxi.net]  
**Sent:** Thursday, September 20, 2007 9:29 PM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercier.com; e.sturgis@gmail.com; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Cc:** 'Dave Buchholz'  
**Subject:** Support of Snow Properties for Field and Agricultural Use

Dear Members of the Board of Selectmen,

We are writing to urge you to vote on 9/25 in support of purchasing the Snow Property for the development of both agriculture and recreational fields. There are not many available parcels of land in Stow and the need for additional recreational facilities is critical. The Recreation and Agriculture Commission of Stow have worked hard to reach an agreement that we support. We – and our 3 sports-playing sons – thank you in advance for your support.

Sincerely,

Barbara Rietscha and David Buchholz  
106 Birch Hill Road, Stow

9/21/2007

**Susan McLaughlin**

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**From:** StowWrights [StowWrights@comcast.net]  
**Sent:** Friday, September 21, 2007 4:46 AM  
**To:** jason.robart@mercer.com; s.dungan@comcast.net; ruggierot@comcast.net;  
e.sturgis@gmail.com; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Snow Property

Greetings selectmen,

I understand one possible agreement has been reached where agriculture would have rights to the back six acres of the Snow property and recreation would be able to develop fields on the front seven acres.

As a resident of Stow, I am writing to you today to voice our families support for such a proposal. Please consider this and the voice of other who may write to you to make this a reality.

Thank you for your time.

Sincerely,  
Mark & Barbara Wright  
33 Heritage Lane

## Susan McLaughlin

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**From:** Ellen G. Piccioli [epiccioli@earthlink.net]  
**Sent:** Friday, September 21, 2007 7:40 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercero.com; e.sturgis@gmail.com; kcfarrell@comcast.net; selectmen@stow-ma.gov  
**Cc:** 'Ellen G. Piccioli'  
**Subject:** Please Support the Snow Property

Hello Stow Selectmen,

I'm writing to request your full support for the agreement reached between the Recreation and Agriculture Commission on the Snow property. Not only does this compromise help the cause of both of those committees (resulting in badly needed additional field space AND additional agriculture land for our town), but shows a willingness and collaborative effort that should be applauded and encouraged. By supporting this agreement, you not only help the town you represent, but you can further use this as an example to all of us in town on how to work together (rather than against each other as we have seen many times in the past) to achieve a solution and make a positive impact. I see you communicating and following that example as much your responsibility as understanding and supporting the agreement.

I appreciate your time in consideration of this important step forward for the Snow property. Additionally, in case you don't hear it enough, the volunteer time you all put in as selectmen to help improve and enhance our town is amazing and appreciated.

Thanks,  
Ellen Piccioli  
5 Cardinal Court

9/21/2007

**Susan McLaughlin**

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**From:** Lisa Anastas [lisa\_anastas@comcast.net]  
**Sent:** Friday, September 21, 2007 8:23 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercer.com;  
e.sturgis@comcast.net; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Snow Property

*Hello,*

*My name is Lisa Anastas. I have been a Stow resident for 11 years.*

*Please consider voting to use the Snow property for active recreation. It is very important to me and my family.*

*Thank you.*

9/21/2007



## Susan McLaughlin

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**From:** Chris Spear [Chris.Spear@synopsys.com]  
**Sent:** Friday, September 21, 2007 8:12 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercerc.com;  
e.sturgis@gmail.com; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Snow Property

Steve, Tom, jason, Ellen, Kathy, and Susan,

As the parent of two children who are active soccer players (and being an assistant coach for both teams) I support the purchase of the Snow Property, as long as it is for a fair and reasonable price. The original asking price was way too high, but now that it has come down, I believe that this is a purchase that Stow should make.

Thank you for your time and hard work.

Chris Spear  
42 Forest Road  
Stow, MA

**Susan McLaughlin**

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**From:** tech1@clevercorps.com on behalf of Jack Boyle [jackb@cleverminds.net]  
**Sent:** Friday, September 21, 2007 8:57 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercer.com; e.sturgis@gmail.com; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Maple Street wants recreation fields at Snow property!

Dear Board of Selectman:

We live just down the street from the Snow property. As a resident of the neighborhood we endorse the towns purchase of the property. We are strong advocates for more ball fields. My kiddos are young and will get lots of use from recreational fields.

Please vote to purchase the Snow property and know that our neighborhood welcomes the opportunity to utilize this beautiful parcel of land.

Thanks for the great leadership and all of your efforts to make our town a great one.

Jack Boyle  
175 Maple Street  
Stow, MA 01775

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Jack Boyle

9/21/2007

**Susan McLaughlin**

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**From:** Catherine Hammill [CatherineHammill@comcast.net]  
**Sent:** Friday, September 21, 2007 9:06 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercerc.com; e.sturgis@gmail.com; kkkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Snow Property usage

Hello Selectpersons,.

We would like to let it be known that we are thoroughly and completely in support of the Snow Property having soccer and playing fields put onto it as at least a part of it's designated uses. It is important for a town to have decent playing fields for it's children and we find it almost embarrassing that a town like Maynard, half our size and twice our population has managed to have enough playing fields for its children while Stow cannot.

We do not believe the current price should be paid for the property however. The owner will not get the price being asked now. I believe the town should come up with a reasonable offer, above what a developer would pay and simply leave it on the table for a while. He will come to that number as the market continues to be stagnant. Developers are having trouble selling the homes they have on the market right now. They are not going to pay above market for land and neither should the town.

Thank you,

*Catherine and Glenn Hammill*  
*35 Hale Road, Stow*

9/21/2007

**Susan McLaughlin**

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**From:** IrishPilotJim@aol.com  
**Sent:** Friday, September 21, 2007 9:36 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercer.com; e.sturgis@gmail.com; kkfarrell@comcast.net  
**Cc:** selectmen@stow-ma.gov  
**Subject:** Snow Property

Stow Selectmen,

Please support the agreement reached between the Recreation Commission and Agriculture Commission on the Snow property. Flat, dry land with good access is very limited in Stow and is something that both Recreation and Agriculture will always compete for. This compromise helps the cause of both of those groups and shows a collaborative effort that should be applauded and encouraged.

By supporting this agreement, you not only help Stow, but this can be used as an example to everyone in Stow on how we as a town can work together to achieve a solution and make a positive impact.

I appreciate your time and consideration of this important step forward for the Snow property. Also, thank you for all the time and effort that you donate to the Town. We are fortunate to have people who give back to their community as much as you do.

Thanks,

Jim and Mary Henry

31 Garner Road

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See what's new at [AOL.com](http://AOL.com) and [Make AOL Your Homepage](#).

9/21/2007

## Susan McLaughlin

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**From:** Colin Cook [ColinCook@comcast.net]  
**Sent:** Friday, September 21, 2007 11:17 AM  
**To:** s.dungan@comcast.net; ruggierot@comcast.net; jason.robart@mercer.com; e.sturgis@gmail.com; kkfarrell@comcast.net; selectmen@stow-ma.gov  
**Subject:** Please support Stow's Recreation Committee Plan for Snow Property

Dear Selectmen and Town Administrators,

I have been a resident of Stow for 14-15 years now and I moved here because of its rural / country setting within a short distance of Boston. I am not one for over development and because this town is mainly residential I believe it is very important to conserve open space, yet use it wisely to support the residents' needs. I have 3 school age children who use the sports fields in Stow. As soon as my kids started first grade, we discovered the lack of both school and recreational facilities. We often have to travel to other towns or private businesses just to play some sports. After about a decade nothing has changed. Why not? Since we seem to have people finally developing plans to solve the shortage problem, I urge you to support and implement initiatives to provide proper recreational facilities.

I tried to attend your open forum a couple of weeks ago regarding the plans, however, parking was lacking at the town hall. The Center school lots were full too due to a function there. Our population and needs have increased. How are you going to solve them? Many of us will assist, but you need to give us the legal pathway.

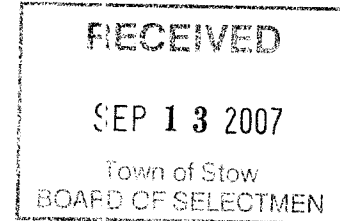
Concerned Citizen,

Colin Cook

Planning Board  
380 Great Road  
Stow, MA 01775  
Tel: 978-897-5098  
Fax: 978-897-2321

## Town of Stow

# Memo



**To:** Steve Dungan, Board of Selectmen Chairman  
**From:** Ernie Dodd, Planning Board Chairman  
**Date:** September 12, 2007  
**Re:** Special Town Meeting

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This memo follows up on our discussion concerning the potential for a February 2008 Special Town Meeting, which would be in addition to the planned December 3, 2007 Special Town Meeting.

At its September 5, 2007 meeting, the Planning Board discussed the possibility of presenting zoning articles at the December Special Town Meeting and at a second Special Town Meeting in February. We quickly realized that because of the short time to prepare for the December Special Town Meeting, we can only sponsor a few articles. A February meeting presents similar challenges. For a February meeting, we anticipate that the warrant needs to close by late December, leaving only a few weeks after the December 3 meeting to finalize new zoning articles, conduct public hearings and have the proposed changes reviewed by Town Counsel and possibly the Attorney General's office. This is the holiday season, affecting both Planning Board members' time as well as public input, and does not give the Planning Board enough time to prepare for the significant changes to the Stow Zoning Bylaw that we are pursuing.

After a lengthy discussion, the Planning Board determined that it does not want to present zoning articles at an additional Special Town Meeting in February for several reasons:

- There is insufficient time to complete our review and discuss updates to the Zoning Bylaw.
- Once we complete proposed articles, we require at least three weeks for a public hearing. The articles must be available for review during this period.
- Town Counsel requires at least one week to review the proposed articles.
- The Attorney General's office also requires time to review proposed articles should we decide to submit them. We feel that the Attorney General's office should review some of the proposed language that we have been working on.

- An additional Special Town Meeting requires additional work and time from departmental staff.
- Limited attendance for zoning issues does not justify the required effort for an additional Special Town Meeting.
- A February Special Town Meeting conflicts with the Town Clerk's preparation for the March presidential primary.
- An additional Special Town Meeting represents extra cost to the Town.

We concluded that we do not have sufficient time to prepare for two Special Town Meetings in December and February. We expect that the warrant for the Annual Town Meeting will close in late February or March, and we will be prepared with proposed zoning articles at that time. We are planning to present a few, non-controversial zoning articles at the December 3 meeting and are focusing on preparing for the Annual Town Meeting in May. We urge your support for this schedule.

For the future, we recommend that the Town plans for an annual Special Town Meeting in the November or February time frame. This would give the Planning Board and the Town a common understanding and focus for zoning articles. If no zoning articles are needed, the Town can cancel the meeting. Other articles may be considered at that time, but the primary focus would be zoning articles.

Thank you for your consideration.